Estimate of Materials and Cost of Construction

Project Name:	Residential Estimating
Date:	05/08/2026
Project Type:	RESIDENTIAL
Scope of Work:	GC

SR #	REFERENCE SHEET	DETAIL SHEET	CSI SECT	DESCRIPTION	QTY.	WASTAGE	QTY WITH WASTAGE	UNIT OF MEASURMENT	UNIT LABOR HOURS	TOTAL LABOR HOURS	PER HOUR LABOR WAGE	UNIT LABOR COST	TOTAL LABOR COST	UNIT MATERIAL COST	TOTAL MATERIAL COST	UNIT COST (Lab+Mat)	TOTAL ITEM COST	TOTAL TRADE COST
			DIV. 01	**GENERAL REQUIREMENTS**														$ 19,305
				Project Management & Supervision														
1				Project Management & Supervision	1	0%	1	LS	182.000	182.00	$ 65.0	$ 11,830	$ 11,830	$ -	$ -	$ 11,830	$ 11,830	
				Equipment and Tools														
2				Mobilization/Demobilization (Temporary Control & Facilities)	1	0%	1	LS	115.000	115.00	$ 65.0	$ 7,475	$ 7,475	$ -	$ -	$ 7,475	$ 7,475	
			DIV. 02	**EXISTING CONDITIONS**														$ 4,139
				Demolition														
3	CS TO AS-2.1	CS TO AS-2.1		Existing Exterior Wall To Be Removed - 4'-0"H	24	5%	25	SF	0.154	3.88	$ 60.0	$ 9	$ 233	$ -	$ -	$ 9	$ 233	
4	CS TO AS-2.1	CS TO AS-2.1		Existing Overhead Door To Be Removed	1	0%	1	EA	5.400	5.40	$ 60.0	$ 324	$ 324	$ -	$ -	$ 324	$ 324	
5	CS TO AS-2.1	CS TO AS-2.1		Existing Storefront To Be Removed	1	0%	1	EA	0.300	0.30	$ 60.0	$ 18	$ 18	$ -	$ -	$ 18	$ 18	
6	CS TO AS-2.1	CS TO AS-2.1		Existing Plumbing Fixture To Be Removed	1	0%	1	EA	1.760	1.76	$ 60.0	$ 106	$ 106	$ -	$ -	$ 106	$ 106	
7	CS TO AS-2.1	CS TO AS-2.1		Remove Garage Cabinets	20	5%	21	LF	0.240	5.01	$ 60.0	$ 14	$ 301	$ -	$ -	$ 14	$ 301	
8	CS TO AS-2.1	CS TO AS-2.1		Remove Door	4	0%	4	EA	3.000	12.00	$ 60.0	$ 180	$ 720	$ -	$ -	$ 180	$ 720	
9	CS TO AS-2.1	CS TO AS-2.1		Remove Exterior Wall	26	0%	26	SF	0.143	3.70	$ 60.0	$ 9	$ 222	$ -	$ -	$ 9	$ 222	
10	CS TO AS-2.1	CS TO AS-2.1		Remove Block Fence	12	0%	12	LF	0.100	1.22	$ 60.0	$ 6	$ 73	$ -	$ -	$ 6	$ 73	
11	CS TO AS-2.1	CS TO AS-2.1		Remove Interior Wall	26	0%	26	SF	0.130	3.34	$ 60.0	$ 8	$ 200	$ -	$ -	$ 8	$ 200	
12	CS TO AS-2.1	CS TO AS-2.1		Remove and Save Central VAC and Re-Install Again	1	0%	1	EA	3.300	3.30	$ 60.0	$ 198	$ 198	$ -	$ -	$ 198	$ 198	
13	CS TO AS-2.1	CS TO AS-2.1		12'-2"x5'-7" Remove Existing Window	1	0%	1	EA	10.000	10.00	$ 60.0	$ 600	$ 600	$ -	$ -	$ 600	$ 600	
14	CS TO AS-2.1	CS TO AS-2.1		12'-1"x2'-1" Remove Existing Window	1	0%	1	EA	5.400	5.40	$ 60.0	$ 324	$ 324	$ -	$ -	$ 324	$ 324	
15	CS TO AS-2.1	CS TO AS-2.1		6'-8"x3'-2" Remove Existing Window	1	0%	1	EA	4.300	4.30	$ 60.0	$ 258	$ 258	$ -	$ -	$ 258	$ 258	
16	CS TO AS-2.1	CS TO AS-2.1		13'-8"x2'-1" Remove Existing Window	1	0%	1	EA	5.540	5.54	$ 60.0	$ 332	$ 332	$ -	$ -	$ 332	$ 332	
17	CS TO AS-2.1	CS TO AS-2.1		3'-0"x5'-0" Remove Existing Window	1	0%	1	EA	1.650	1.65	$ 60.0	$ 99	$ 99	$ -	$ -	$ 99	$ 99	
18	CS TO AS-2.1	CS TO AS-2.1		Storage Box Removed	1	0%	1	EA	0.870	0.87	$ 60.0	$ 52	$ 52	$ -	$ -	$ 52	$ 52	
19	CS TO AS-2.1	CS TO AS-2.1		Remove Existing 5/8" Water Meter	1	0%	1	EA	1.320	1.32	$ 60.0	$ 79	$ 79	$ -	$ -	$ 79	$ 79	
			DIV. 03	**CONCRETE**														$ 9,444
				Concrete Slab														
20	CS TO AS-2.1	CS TO AS-2.1		4" Concrete Slab On Grade	7	5%	8	CY	6.000	46.43	$ 70.0	$ 420	$ 3,250	$ 255.00	$ 1,973.32	$ 675	$ 5,223	
21	CS TO AS-2.1	CS TO AS-2.1		6x6 10/10 W.W.M.	602	5%	632	SF	0.003	1.90	$ 70.0	$ 0	$ 133	$ 0.34	$ 215.01	$ 1	$ 348	
22	CS TO AS-2.1	CS TO AS-2.1		6 MIL Vapor Barrier	602	5%	632	SF	0.002	1.26	$ 70.0	$ 0	$ 89	$ 0.06	$ 39.84	$ 0	$ 128	
23	CS TO AS-2.1	CS TO AS-2.1		4"min Gravel	602	5%	632	SF	0.008	5.06	$ 70.0	$ 1	$ 354	$ 0.98	$ 619.74	$ 2	$ 974	
24	CS TO AS-2.1	CS TO AS-2.1		4" Compacted Fill	602	5%	632	SF	0.010	6.32	$ 70.0	$ 1	$ 443	$ -	$ -	$ 1	$ 443	
				Concrete Footings														
25	CS TO AS-2.1	CS TO AS-2.1		(1'-8"x0'-8") Continuous Footing	3	5%	3	CY	6.000	16.19	$ 70.0	$ 420	$ 1,133	$ 255.00	$ 687.94	$ 675	$ 1,821	
26	CS TO AS-2.1	CS TO AS-2.1		2#4 Cont. Bars	83	5%	87	LBS	0.070	6.09	$ 70.0	$ 5	$ 426	$ 0.93	$ 80.89	$ 6	$ 507	
			DIV. 06	**WOOD PLASTIC & COMPOSITES**														$ 2,313
				Roof Framing														
27	CS TO AS-2.1	CS TO AS-2.1		2x6 rafters @ 24" O.C.	383	5%	402	LF	0.030	12.06	$ 65.0	$ 2	$ 784	$ 0.89	$ 357.75	$ 3	$ 1,142	
28	CS TO AS-2.1	CS TO AS-2.1		1/2" O.S.B Sheathing - (4'x8' ea.)	25	0%	25	EA	0.540	13.32	$ 65.0	$ 35	$ 866	$ 12.40	$ 305.89	$ 48	$ 1,172	
			DIV-07	**THERMAL AND MOISTURE PROTECTION**														$ 16,761
				Roofing														
				Main Roofing														
29	CS TO AS-2.1	CS TO AS-2.1		Asphalt Shingle Roofing/S-tile roofing (3:12 Pitch)	789	5%	829	SF	0.016	13.26	$ 58.0	$ 1	$ 769	$ 1.29	$ 1,069.24	$ 2	$ 1,838	
30	CS TO AS-2.1	CS TO AS-2.1		#15 underlayment	789	5%	829	SF	0.003	2.49	$ 58.0	$ 0	$ 144	$ 0.30	$ 248.66	$ 0	$ 393	
31	CS TO AS-2.1	CS TO AS-2.1		Waterproofing Membrane	789	5%	829	SF	0.002	1.66	$ 58.0	$ 0	$ 96	$ 0.13	$ 111.07	$ 0	$ 207	
32	CS TO AS-2.1	CS TO AS-2.1		Polyurethane spray foam Insulation	789	5%	829	SF	0.010	8.45	$ 58.0	$ 1	$ 490	$ 1.20	$ 994.64	$ 2	$ 1,485	
				Misc. Items														
33	CS TO AS-2.1	CS TO AS-2.1		Roof To Wall Flashing	12	5%	13	LF	0.055	0.70	$ 58.0	$ 3	$ 40	$ 4.50	$ 57.03	$ 8	$ 97	
34	CS TO AS-2.1	CS TO AS-2.1		Ridge Beam Flashing	29	5%	31	LF	0.045	1.39	$ 58.0	$ 3	$ 80	$ 3.60	$ 110.94	$ 6	$ 191	
35	CS TO AS-2.1	CS TO AS-2.1		Metal Drip Edge	119	5%	125	LF	0.025	3.13	$ 58.0	$ 1	$ 182	$ 2.10	$ 263.08	$ 4	$ 445	
36	CS TO AS-2.1	CS TO AS-2.1		Metal Gutter	68	5%	71	LF	0.065	4.64	$ 58.0	$ 4	$ 269	$ 5.00	$ 357.05	$ 9	$ 626	
				Ceiling Insulation														
37	CS TO AS-2.1	CS TO AS-2.1		R-49 Batt Insulation @ Garage Roof	503	5%	529	SF	0.011	5.66	$ 58.0	$ 1	$ 328	$ 2.25	$ 1,189.28	$ 3	$ 1,517	
				Roof Canopy														
38	CS TO AS-2.1	CS TO AS-2.1		Proposed Canopy	90	5%	95	SF	0.350	33.11	$ 58.0	$ 20	$ 1,920	$ 85.00	$ 8,040.53	$ 105	$ 9,961	
			DIV-08	**OPENINGS**														$ 33,170
				Doors														
39	CS TO AS-2.1	CS TO AS-2.1		(16'-4"x8'-0") Garage Door	2	0%	2	EA	32.660	65.32	$ 60.0	$ 1,960	$ 3,919	$ 8,491.60	$ 16,983.20	$ 10,451	$ 20,902	
40	CS TO AS-2.1	CS TO AS-2.1		36"x80" Wood Framed Single Panel Interior Door	3	0%	3	EA	4.242	12.73	$ 60.0	$ 255	$ 764	$ 805.35	$ 2,416.05	$ 1,060	$ 3,180	
				Windows														
41	CS TO AS-2.1	CS TO AS-2.1		2'-1"x2'-1" Sliding Window in Existing Frame	1	0%	1	EA	1.519	1.52	$ 60.0	$ 91	$ 91	$ 197.48	$ 197.48	$ 289	$ 289	
42	CS TO AS-2.1	CS TO AS-2.1		2'-0"x2'-0" Fixed Window In Existing Frame	2	0%	2	EA	1.400	2.80	$ 60.0	$ 84	$ 168	$ 155.00	$ 310.00	$ 239	$ 478	
43	CS TO AS-2.1	CS TO AS-2.1		3'-8"x2'-1" Sliding Window in Existing Frame	1	0%	1	EA	2.676	2.68	$ 60.0	$ 161	$ 161	$ 347.89	$ 347.89	$ 508	$ 508	
44	CS TO AS-2.1	CS TO AS-2.1		4'-0"x4'-0" Sliding Window With Frame	1	0%	1	EA	5.600	5.60	$ 60.0	$ 336	$ 336	$ 728.00	$ 728.00	$ 1,064	$ 1,064	
45	CS TO AS-2.1	CS TO AS-2.1		6'-8"x3'-2" Sliding Window in Existing Frame)	1	0%	1	EA	7.393	7.39	$ 60.0	$ 444	$ 444	$ 961.14	$ 961.14	$ 1,405	$ 1,405	
46	CS TO AS-2.1	CS TO AS-2.1		12'-1"x2'-1" Sliding Window in Existing Frame	1	0%	1	EA	8.811	8.81	$ 60.0	$ 529	$ 529	$ 1,145.40	$ 1,145.40	$ 1,674	$ 1,674	
				Door Hardware														
47	CS TO AS-2.1	CS TO AS-2.1		Doors Hardware Note: We Assumed For All Doors where no hardware details found.	5	0%	5	EA	2.000	10.00	$ 60.0	$ 120	$ 600	$ 500.00	$ 2,500.00	$ 620	$ 3,100	
				Access Panel														
48	CS TO AS-2.1	CS TO AS-2.1		(42"x30") Attic Access Panel	1	0%	1	EA	1.850	1.85	$ 60.0	$ 111	$ 111	$ 459.00	$ 459.00	$ 570	$ 570	
			DIV-09	**FINISHES**														$ 34,255
				Wall Framing														
				2"X6" WOOD STUD EXTERIOR WALL - 8'-6" HIGH	59	9												
49	CS TO AS-2.1	CS TO AS-2.1		1/2" Gypsum Wall Board - (4'x8' ea.)	32	0%	32	EA	0.430	13.57	$ 68.0	$ 29	$ 923	$ 15.36	$ 484.87	$ 45	$ 1,408	
50	CS TO AS-2.1	CS TO AS-2.1		1/2" Wall Sheathing - (4'x8' ea.)	16	0%	16	EA	0.430	6.79	$ 68.0	$ 29	$ 462	$ 15.36	$ 242.43	$ 45	$ 704	
51	CS TO AS-2.1	CS TO AS-2.1		R-15 Insulation	16	5%	17	SF	0.010	0.17	$ 68.0	$ 1	$ 11	$ 0.69	$ 11.44	$ 1	$ 23	
52	CS TO AS-2.1	CS TO AS-2.1		Acoustic Sealant	119	5%	125	LF	0.016	2.00	$ 68.0	$ 1	$ 136	$ 0.15	$ 18.72	$ 1	$ 154	
53	CS TO AS-2.1	CS TO AS-2.1		2"X6" Pressure treated Wooden Plate @ Bottom	59	5%	62	LF	0.042	2.61	$ 68.0	$ 3	$ 177	$ 1.07	$ 66.76	$ 4	$ 244	
54	CS TO AS-2.1	CS TO AS-2.1		2"X6" Pressure treated Wooden Plate @ Top	119	5%	125	LF	0.042	5.21	$ 68.0	$ 3	$ 354	$ 1.07	$ 133.52	$ 4	$ 488	
55	CS TO AS-2.1	CS TO AS-2.1		2"X6" Wooden Studs @ 16" O.C. - **8'-6" High**	380	5%	399	LF	0.042	16.66	$ 68.0	$ 3	$ 1,133	$ 0.89	$ 354.88	$ 4	$ 1,487	
				2"X6" WOOD STUD INTERIOR WALL - 8'-6" HIGH	32	9												
56	CS TO AS-2.1	CS TO AS-2.1		1/2" Gypsum Wall Board - (4'x8' ea.)	17	0%	17	EA	0.430	7.42	$ 68.0	$ 29	$ 504	$ 15.36	$ 264.87	$ 45	$ 769	
57	CS TO AS-2.1	CS TO AS-2.1		R-15 Insulation	17	5%	18	SF	0.010	0.18	$ 68.0	$ 1	$ 12	$ 0.69	$ 12.49	$ 1	$ 25	
58	CS TO AS-2.1	CS TO AS-2.1		Acoustic Sealant	65	5%	68	LF	0.016	1.09	$ 68.0	$ 1	$ 74	$ 0.15	$ 10.22	$ 1	$ 84	
59	CS TO AS-2.1	CS TO AS-2.1		2"X6" Pressure treated Wooden Plate @ Bottom	32	5%	34	LF	0.042	1.42	$ 68.0	$ 3	$ 97	$ 1.07	$ 36.47	$ 4	$ 133	
60	CS TO AS-2.1	CS TO AS-2.1		2"X6" Pressure treated Wooden Plate @ Top	65	5%	68	LF	0.042	2.85	$ 68.0	$ 3	$ 194	$ 1.07	$ 72.94	$ 4	$ 267	
61	CS TO AS-2.1	CS TO AS-2.1		2"X6" Wooden Studs @ 16" O.C. - **8'-6" High**	207	5%	218	LF	0.042	9.10	$ 68.0	$ 3	$ 619	$ 0.89	$ 193.86	$ 4	$ 813	

				2"X6" WOOD STUD INTERIOR WALL - 8'-6" HIGH	**6**	**9**															
62	CS TO AS-2.1	CS TO AS-2.1		1/2" Gypsum Wall Board - (4'x8' ea.)	3	0%	3	EA	0.430	1.35	$	68.0	$	29	$	91	$	15.36	$	48.06	$	45	$	140	
63	CS TO AS-2.1	CS TO AS-2.1		R-15 Insulation	3	5%	3	SF	0.010	0.03	$	68.0	$	1	$	2	$	0.69	$	2.27	$	1	$	5	
64	CS TO AS-2.1	CS TO AS-2.1		Acoustic Sealant	12	5%	12	LF	0.016	0.20	$	68.0	$	1	$	13	$	0.15	$	1.86	$	1	$	15	
65	CS TO AS-2.1	CS TO AS-2.1		2"X6" Pressure treated Wooden Plate @ Bottom	6	5%	6	LF	0.042	0.26	$	68.0	$	3	$	18	$	1.07	$	6.62	$	4	$	24	
66	CS TO AS-2.1	CS TO AS-2.1		2"X6" Pressure treated Wooden Plate @ Top	12	5%	12	LF	0.042	0.52	$	68.0	$	3	$	35	$	1.07	$	13.23	$	4	$	48	
67	CS TO AS-2.1	CS TO AS-2.1		2"X6" Wooden Studs @ 16" O.C. - **8'-6" High**	38	5%	40	LF	0.042	1.65	$	68.0	$	3	$	112	$	0.89	$	35.18	$	4	$	147	
				2"X6" WOOD STUD EXTERIOR WALL - 0'-6" HIGH	**32**	**1**															
68	CS TO AS-2.1	CS TO AS-2.1		1/2" Gypsum Wall Board - (4'x8' ea.)	1	0%	1	EA	0.430	0.43	$	68.0	$	29	$	29	$	15.36	$	15.45	$	45	$	45	
69	CS TO AS-2.1	CS TO AS-2.1		1/2" Wall Sheathing - (4'x8' ea.)	1	0%	1	EA	0.430	0.22	$	68.0	$	29	$	15	$	15.36	$	7.73	$	45	$	22	
70	CS TO AS-2.1	CS TO AS-2.1		R-15 Insulation	1	5%	1	SF	0.010	0.01	$	68.0	$	1	$	0	$	0.69	$	0.36	$	1	$	1	
71	CS TO AS-2.1	CS TO AS-2.1		Acoustic Sealant	64	5%	68	LF	0.016	1.08	$	68.0	$	1	$	74	$	0.15	$	10.14	$	1	$	84	
72	CS TO AS-2.1	CS TO AS-2.1		2"X6" Pressure treated Wooden Plate @ Bottom	32	5%	34	LF	0.042	1.41	$	68.0	$	3	$	96	$	1.07	$	36.17	$	4	$	132	
73	CS TO AS-2.1	CS TO AS-2.1		2"X6" Pressure treated Wooden Plate @ Top	64	5%	68	LF	0.042	2.82	$	68.0	$	3	$	192	$	1.07	$	72.33	$	4	$	264	
74	CS TO AS-2.1	CS TO AS-2.1		2"X6" Wooden Studs @ 16" O.C. - **0'-6" High**	12	5%	13	LF	0.042	0.53	$	68.0	$	3	$	36	$	0.89	$	11.31	$	4	$	47	
				Misc. Items																	
75	CS TO AS-2.1	CS TO AS-2.1		500' Tape Roll	4	0%	4	Rolls	0.200	0.86	$	68.0	$	14	$	59	$	12.30	$	53.14	$	26	$	112	
76	CS TO AS-2.1	CS TO AS-2.1		Mudding	6	0%	6	Gallons	0.540	3.11	$	68.0	$	37	$	212	$	32.40	$	186.62	$	69	$	398	
77	CS TO AS-2.1	CS TO AS-2.1		Screws	15	5%	16	LBS	0.100	1.59	$	68.0	$	7	$	108	$	4.50	$	71.44	$	11	$	179	
				Interior Finishes																	
				Flooring																	
78	CS TO AS-2.1	CS TO AS-2.1		Sealed Concrete Flooring @ Garage	512	5%	538	SF	0.040	21.52	$	68.0	$	3	$	1,463	$	2.54	$	1,366.22	$	5	$	2,829	
79	CS TO AS-2.1	CS TO AS-2.1		Non Slip Flooring @ Bathroom	89	5%	94	SF	0.040	3.75	$	68.0	$	3	$	255	$	2.54	$	238.03	$	5	$	493	
80	CS TO AS-2.1	CS TO AS-2.1		Non Slip Flooring @ Bedroom	249	5%	261	SF	0.040	10.46	$	68.0	$	3	$	711	$	2.54	$	664.03	$	5	$	1,375	
81	CS TO AS-2.1	CS TO AS-2.1		Non Slip Flooring @ Kitchen	165	5%	173	SF	0.040	6.93	$	68.0	$	3	$	471	$	2.54	$	439.81	$	5	$	911	
82	CS TO AS-2.1	CS TO AS-2.1		Non Slip Flooring @ Laundry	182	5%	191	SF	0.040	7.66	$	68.0	$	3	$	521	$	2.54	$	486.35	$	5	$	1,007	
				Ceiling																	
83	CS TO AS-2.1	CS TO AS-2.1		1/2" Gypsum Board Ceiling (4'x8')	16	0%	16	EA	1.169	18.39	$	68.0	$	80	$	1,251	$	15.36	$	241.63	$	95	$	1,492	
84	CS TO AS-2.1	CS TO AS-2.1		1/2" Gypsum Board Ceiling @ Bathroom	3	0%	3	EA	1.169	3.26	$	68.0	$	80	$	222	$	15.36	$	42.80	$	95	$	264	
85	CS TO AS-2.1	CS TO AS-2.1		1/2" Gypsum Board Ceiling @ Bedroom	8	0%	8	EA	1.169	9.09	$	68.0	$	80	$	618	$	15.36	$	119.41	$	95	$	738	
86	CS TO AS-2.1	CS TO AS-2.1		1/2" Gypsum Board Ceiling @ Kitchen	5	0%	5	EA	1.169	5.91	$	68.0	$	80	$	402	$	15.36	$	77.63	$	95	$	479	
87	CS TO AS-2.1	CS TO AS-2.1		1/2" Gypsum Board Ceiling @ Laundry Room	6	0%	6	EA	1.169	6.52	$	68.0	$	80	$	443	$	15.36	$	85.64	$	95	$	529	
				Wall Finishes																	
88	CS TO AS-2.1	CS TO AS-2.1		Wall Paint @ Bathroom (8'-6" height)	259	5%	272	SF	0.022	5.99	$	68.0	$	1	$	407	$	0.65	$	177.05	$	2	$	585	
89	CS TO AS-2.1	CS TO AS-2.1		Wall Tile @ Bathroom (8'-6" height)	154	5%	162	SF	0.150	24.24	$	68.0	$	10	$	1,649	$	6.60	$	1,066.77	$	17	$	2,715	
90	CS TO AS-2.1	CS TO AS-2.1		Wall Paint @ Closet (8'-6" height)	121	5%	127	SF	0.022	2.80	$	68.0	$	1	$	190	$	0.65	$	82.61	$	2	$	273	
91	CS TO AS-2.1	CS TO AS-2.1		Wall Paint @ Bedroom (8'-6" height)	456	5%	478	SF	0.022	10.52	$	68.0	$	1	$	716	$	0.65	$	310.95	$	2	$	1,027	
92	CS TO AS-2.1	CS TO AS-2.1		Wall Paint @ Kitchen (8'-6" height)	379	5%	398	SF	0.022	8.75	$	68.0	$	1	$	595	$	0.65	$	258.39	$	2	$	853	
93	CS TO AS-2.1	CS TO AS-2.1		Wall Paint @ Laundry (8'-6" height)	572	5%	601	SF	0.022	13.22	$	68.0	$	1	$	899	$	0.65	$	390.66	$	2	$	1,290	
				Misc Paint																	
94	CS TO AS-2.1	CS TO AS-2.1		Wall Paint (8'-4" Height)	575	5%	604	SF	0.020	12.08	$	68.0	$	1	$	821	$	0.65	$	392.44	$	2	$	1,214	
95	CS TO AS-2.1	CS TO AS-2.1		Paint @ Ceiling	1184	5%	1243	SF	0.022	27.35	$	68.0	$	1	$	1,860	$	0.65	$	808.08	$	2	$	2,668	
				Exterior Finishes																	
96	CS TO AS-2.1	CS TO AS-2.1		Vertical Siding	583	5%	612	SF	0.061	37.34	$	68.0	$	4	$	2,539	$	4.43	$	2,711.41	$	9	$	5,250	
			DIV-10	**SPECIALITIES**																	**$ 4,728**
				Bathroom Accessories																	
97	CS TO AS-2.1	CS TO AS-2.1		36" Length ADA Handle Bar	4	0%	4	EA	0.450	1.80	$	65.0	$	29	$	117	$	34.36	$	137.44	$	64	$	254	
98	CS TO AS-2.1	CS TO AS-2.1		42" Length ADA Handle Bar	2	0%	2	EA	0.485	0.97	$	65.0	$	32	$	63	$	42.54	$	85.08	$	74	$	148	
99	CS TO AS-2.1	CS TO AS-2.1		42" Length ADA Handle Bar	2	0%	2	EA	0.485	0.97	$	65.0	$	32	$	63	$	42.54	$	85.08	$	74	$	148	
100	CS TO AS-2.1	CS TO AS-2.1		ADA Roll Shower set	1	0%	1	EA	4.500	4.50	$	65.0	$	293	$	293	$	3,885.00	$	3,885.00	$	4,178	$	4,178	
			DIV-11	**EQUIPMENT**																	**$ 2,231**
				Equipment																	
101	CS TO AS-2.1	CS TO AS-2.1		Cooking Range	1	0%	1	EA	3.650	3.65	$	65.0	$	237	$	237	$	1,255.00	$	1,255.00	$	1,492	$	1,492	
102	CS TO AS-2.1	CS TO AS-2.1		Ceiling Hood (400 CFM)	1	0%	1	EA	3.000	3.00	$	65.0	$	195	$	195	$	543.54	$	543.54	$	739	$	739	
			DIV-12	**FURNISHING**																	**$ 12,290**
				Countertop																	
103	CS TO AS-2.1	CS TO AS-2.1		Countertop @ Kitchen	23	5%	25	SF	0.350	8.60	$	70.0	$	25	$	602	$	80.40	$	1,974.58	$	105	$	2,576	
104	CS TO AS-2.1	CS TO AS-2.1		Countertop @ Bathroom	7	5%	7	SF	0.350	2.57	$	70.0	$	25	$	180	$	80.40	$	590.94	$	105	$	771	
				Millwork																	
105	CS TO AS-2.1	CS TO AS-2.1		12" Wide Upper Cabinet Millwork (2'-0" Height)	11	5%	12	LF	1.110	13.21	$	70.0	$	78	$	924	$	201.00	$	2,391.20	$	279	$	3,316	
106	CS TO AS-2.1	CS TO AS-2.1		24" Wide Lower Cabinet Millwork (2'-10" Height)	11	5%	12	LF	1.320	15.70	$	70.0	$	92	$	1,099	$	277.00	$	3,295.33	$	369	$	4,395	
107	CS TO AS-2.1	CS TO AS-2.1		1'-6" Wide Closet Millwork (8'-6" height)	9	5%	5	LF	0.870	4.60	$	70.0	$	61	$	322	$	172.00	$	910.22	$	233	$	1,233	
			DIV-22	**PLUMBING**																	**$ 12,099**
				Plumbing Fixtures																	
108	CS TO AS-2.1	CS TO AS-2.1		Hose Bib	3	0%	3	EA	1.040	3.12	$	73.0	$	76	$	228	$	121.00	$	363.00	$	197	$	591	
109	CS TO AS-2.1	CS TO AS-2.1		Valves With Hose Ends	2	0%	2	EA	0.800	1.60	$	73.0	$	58	$	117	$	31.26	$	62.52	$	90	$	179	
110	CS TO AS-2.1	CS TO AS-2.1		Washer Box	1	0%	1	EA	1.000	1.00	$	73.0	$	73	$	73	$	50.87	$	50.87	$	124	$	124	
111	CS TO AS-2.1	CS TO AS-2.1		Wall Cleanout	1	0%	1	EA	1.120	1.12	$	73.0	$	82	$	82	$	153.42	$	153.42	$	235	$	235	
112	CS TO AS-2.1	CS TO AS-2.1		Cleanout	1	0%	1	EA	1.500	1.50	$	73.0	$	110	$	110	$	283.86	$	283.86	$	393	$	393	
113	CS TO AS-2.1	CS TO AS-2.1		Drainboard	1	0%	1	EA	1.040	1.04	$	73.0	$	76	$	76	$	29.99	$	29.99	$	106	$	106	
114	CS TO AS-2.1	CS TO AS-2.1		Water Closet	1	0%	1	EA	4.260	4.26	$	73.0	$	311	$	311	$	439.20	$	439.20	$	750	$	750	
115	CS TO AS-2.1	CS TO AS-2.1		Kitchen Sink	1	0%	1	EA	5.500	5.50	$	73.0	$	402	$	402	$	624.00	$	624.00	$	1,026	$	1,026	
116	CS TO AS-2.1	CS TO AS-2.1		Bath Sink	1	0%	1	EA	4.400	4.40	$	73.0	$	321	$	321	$	384.00	$	384.00	$	705	$	705	
117	CS TO AS-2.1	CS TO AS-2.1		Shower Compartment	1	0%	1	EA	8.000	8.00	$	73.0	$	584	$	584	$	2,599.20	$	2,599.20	$	3,183	$	3,183	
118	CS TO AS-2.1	CS TO AS-2.1		3/4" Water Meter	1	0%	1	EA	2.700	2.70	$	73.0	$	197	$	197	$	113.94	$	113.94	$	311	$	311	
				Plumbing Pipes																	
119	CS TO AS-2.1	CS TO AS-2.1		1/2" Dia Cold Water Pipe	5	5%	6	LF	0.104	0.59	$	73.0	$	8	$	43	$	3.29	$	18.72	$	11	$	62	
120	CS TO AS-2.1	CS TO AS-2.1		1" Dia Cold Water Pipe	68	5%	71	LF	0.110	7.81	$	73.0	$	8	$	570	$	7.89	$	560.28	$	16	$	1,131	
121	CS TO AS-2.1	CS TO AS-2.1		1/2" Dia Hot Water Pipe	3	5%	3	LF	0.104	0.31	$	73.0	$	8	$	22	$	3.29	$	9.71	$	11	$	32	
122	CS TO AS-2.1	CS TO AS-2.1		1" Dia Hot Water Pipe	45	5%	47	LF	0.110	5.16	$	73.0	$	8	$	377	$	7.89	$	370.07	$	16	$	747	
123	CS TO AS-2.1	CS TO AS-2.1		3" Dia Sanitary Pipe	61	5%	64	LF	0.132	8.44	$	73.0	$	10	$	616	$	2.42	$	154.72	$	12	$	771	
				Pipe Insulation																	
124	CS TO AS-2.1	CS TO AS-2.1		1/2" Thick Insulation	181	5%	190	LF	0.085	16.19	$	73.0	$	6	$	1,182	$	3.00	$	571.47	$	9	$	1,753	
			DIV-23	**HEATING, VENTILATING, & AIR CONDITIONING (HVAC)**																	**$ 13,316**
125	CS TO AS-2.1	CS TO AS-2.1		Smoke/ Carbon Monoxide Detector	2	0%	2	EA	0.970	1.94	$	82.0	$	80	$	159	$	62.76	$	125.52	$	142	$	285	
126	CS TO AS-2.1	CS TO AS-2.1		8"x8" Box With Bar Faced Frill and Filter	2	0%	2	EA	0.700	1.40	$	82.0	$	57	$	115	$	28.98	$	57.96	$	86	$	173	
127	CS TO AS-2.1	CS TO AS-2.1		12"x12" Access Panel	1	0%	1	EA	1.000	1.00	$	82.0	$	82	$	82	$	53.99	$	53.99	$	136	$	136	
128	CS TO AS-2.1	CS TO AS-2.1		20"x20" Grill	1	0%	1	EA	1.000	1.00	$	82.0	$	82	$	82	$	57.87	$	57.87	$	140	$	140	
129	CS TO AS-2.1	CS TO AS-2.1		Air Handler/Gas Furnace Note: 2 ton assumed	1	0%	1	EA	9.000	9.00	$	82.0	$	738	$	738	$	1,873.00	$	1,873.00	$	2,611	$	2,611	
130	CS TO AS-2.1	CS TO AS-2.1		Dryer Box	1	0%	1	EA	0.850	0.85	$	82.0	$	70	$	70	$	45.97	$	45.97	$	116	$	116	
131	CS TO AS-2.1	CS TO AS-2.1		Exhaust Fan	2	0%	2	EA	2.530	5.06	$	82.0	$	207	$	415	$	248.65	$	497.30	$	456	$	912	
132	CS TO AS-2.1	CS TO AS-2.1		Flex Transition Hose	1	0%	1	EA	0.700	0.70	$	82.0	$	57	$	57	$	39.00	$	39.00	$	96	$	96	
133	CS TO AS-2.1	CS TO AS-2.1		Fresh Gravity Damper	1	0%	1	EA	0.600	0.60	$	82.0	$	49	$	49	$	17.28	$	17.28	$	66	$	66	
134	CS TO AS-2.1	CS TO AS-2.1		Honeywell and Dampener	1	0%	1	EA	1.500	1.50	$	82.0	$	123	$	123	$	169.96	$	169.96	$	293	$	293	
135	CS TO AS-2.1	CS TO AS-2.1		HVAC Drain Pan	1	0%	1	EA	0.970	0.97	$	82.0	$	80	$	80	$	41.79	$	41.79	$	121	$	121	
136	CS TO AS-2.1	CS TO AS-2.1		Mini-Split Note: 1.5 ton assumed	2	0%	2	EA	7.000	14.00	$	82.0	$	574	$	1,148	$	1,297.83	$	2,595.66	$	1,872	$	3,744	
137	CS TO AS-2.1	CS TO AS-2.1		Relocate Water Heater	1	0%	1	EA	8.500	8.50	$	82.0	$	697	$	697	$	-	$	-	$	697	$	697	
138	CS TO AS-2.1	CS TO AS-2.1		Smoke Detector	2	0%	2	EA	0.970	1.94	$	82.0	$	80	$	159	$	48.65	$	97.30	$	128	$	256	
139	CS TO AS-2.1	CS TO AS-2.1		3/4" Dia Condensate Pipe (20'-0" Length)	40	5%	42	LF	0.110	4.62	$	82.0	$	9	$	379	$	5.38	$	225.96	$	14	$	605	
140	CS TO AS-2.1	CS TO AS-2.1		4" Dia Intake Duct (10'-0" Length)	10	5%	11	LF	0.251	2.64	$	82.0	$	21	$	216	$	8.01	$	84.11	$	29	$	300	
141	CS TO AS-2.1	CS TO AS-2.1		4" Dia Vent Duct (20'-0" Length)	20	5%	21	LF	0.251	5.28	$	82.0	$	21	$	433	$	8.01	$	168.21	$	29	$	601	
142	CS TO AS-2.1	CS TO AS-2.1		6" Dia Intake Duct (10'-0" Length)	10	5%	11	LF	0.377	3.96	$	82.0	$	31	$	324	$	12.01	$	126.11	$	43	$	451	
143	CS TO AS-2.1	CS TO AS-2.1		10" Dia Duct (10'-0" Length)	10	5%	11	LF	0.628	6.59	$	82.0	$	51	$	541	$	16.51	$	173.31	$	68	$	714	
144	CS TO AS-2.1	CS TO AS-2.1		12" Dia Duct (10'-0" Length)	10	5%	11	LF	0.754	7.91	$	82.0	$	62	$	649	$	18.98	$	199.29	$	81	$	848	
145	CS TO AS-2.1	CS TO AS-2.1		Pressure Tibe (10'-0" Length Note: 3/4" Dia Assumed	10	5%	11	LF	0.110	1.16	$	82.0	$	9	$	95	$	5.38	$	56.49	$	14	$	151	
			DIV-26	**ELECTRICAL**																	**$ 21,756**
				Power Items																	
146	CS TO AS-2.1	CS TO AS-2.1		Duplex Receptacle - Ground Fault Circuit Interrupter	9	0%	9	EA	0.608	5.47	$	70.0	$	43	$	383	$	11.00	$	99.00	$	54	$	482	

147	CS TO AS-2.1	CS TO AS-2.1		(2'-0"x5'-0") Duplex + Light	1	0%	1	EA	2.470	2.47	$	70.0	$ 173	$ 173	$ 235.97	$ 235.97	$ 409	$ 409	
148	CS TO AS-2.1	CS TO AS-2.1		Single Pole Switch	2	0%	2	EA	0.424	0.85	$	70.0	$ 30	$ 59	$ 6.50	$ 13.00	$ 36	$ 72	
149	CS TO AS-2.1	CS TO AS-2.1		2- Way Switch	4	0%	4	EA	0.440	1.76	$	70.0	$ 31	$ 123	$ 12.20	$ 48.80	$ 43	$ 172	
150	CS TO AS-2.1	CS TO AS-2.1		Transformer (Honey Well 50027910-001 Pressure Switch)	1	0%	1	EA	1.500	1.50	$	70.0	$ 105	$ 105	$ 90.56	$ 90.56	$ 196	$ 196	
151	CS TO AS-2.1	CS TO AS-2.1		2-Pole Switch	8	0%	8	EA	0.440	3.52	$	70.0	$ 31	$ 246	$ 3.50	$ 28.00	$ 34	$ 274	
152	CS TO AS-2.1	CS TO AS-2.1		400 amp Main Meter Box	1	0%	1	EA	7.000	7.00	$	70.0	$ 490	$ 490	$ 1,650.00	$ 1,650.00	$ 2,140	$ 2,140	
153	CS TO AS-2.1	CS TO AS-2.1		CATV Interface Box (10"x7")	1	0%	1	EA	1.000	1.00	$	70.0	$ 70	$ 70	$ 26.99	$ 26.99	$ 97	$ 97	
154	CS TO AS-2.1	CS TO AS-2.1		Duplex Receptacle	10	0%	10	EA	0.550	5.50	$	70.0	$ 39	$ 385	$ 5.80	$ 58.00	$ 44	$ 443	
155	CS TO AS-2.1	CS TO AS-2.1		Duplex Receptacle - Ground Fault Circuit Interrupter	8	0%	8	EA	0.600	4.80	$	70.0	$ 42	$ 336	$ 13.26	$ 106.08	$ 55	$ 442	
156	CS TO AS-2.1	CS TO AS-2.1		Hameline 200 amp 40-Space 40 Circuit Outdoor Main Breaker	1	0%	1	EA	2.240	2.24	$	70.0	$ 157	$ 157	$ 393.00	$ 393.00	$ 550	$ 550	
157	CS TO AS-2.1	CS TO AS-2.1		Phone Interface Box (4-1/2"x8-5/8")	1	0%	1	EA	2.700	2.70	$	70.0	$ 189	$ 189	$ 475.00	$ 475.00	$ 664	$ 664	
158	CS TO AS-2.1	CS TO AS-2.1		Single Pole Switch	7	0%	7	EA	0.424	2.97	$	70.0	$ 30	$ 208	$ 2.00	$ 14.00	$ 32	$ 222	
159	CS TO AS-2.1	CS TO AS-2.1		1-#2 Wire for Grounding (10'-0" Length)	10	5%	11	LF	0.039	0.41	$	70.0	$ 3	$ 29	$ 2.32	$ 24.32	$ 5	$ 53	
160	CS TO AS-2.1	CS TO AS-2.1		1-#4 Wire for Grounding (10'-0" Length)	10	5%	11	LF	0.036	0.38	$	70.0	$ 3	$ 26	$ 1.48	$ 15.50	$ 4	$ 42	
161	CS TO AS-2.1	CS TO AS-2.1		5/8" Dia Electrode Rod (10'-0" Length)	1	0%	1	EA	0.970	0.97	$	70.0	$ 68	$ 68	$ 65.85	$ 65.85	$ 134	$ 134	
				Lighting Fixtures															
162	CS TO AS-2.1	CS TO AS-2.1		8' Long LED Linear Lighting Fixture	5	0%	5	EA	1.320	6.60	$	70.0	$ 92	$ 462	$ 266.99	$ 1,334.95	$ 359	$ 1,797	
163	CS TO AS-2.1	CS TO AS-2.1		Wall Sconce Light	4	0%	4	EA	1.100	4.40	$	70.0	$ 77	$ 308	$ 136.00	$ 544.00	$ 213	$ 852	
164	CS TO AS-2.1	CS TO AS-2.1		4' Long LED Linear Lighting Fixture	7	0%	7	EA	2.206	15.44	$	70.0	$ 154	$ 1,081	$ 103.38	$ 723.66	$ 258	$ 1,805	
165	CS TO AS-2.1	CS TO AS-2.1		6" Dia Recessed LED Lighting	1	0%	1	EA	0.970	0.97	$	70.0	$ 68	$ 68	$ 32.65	$ 32.65	$ 101	$ 101	
166	CS TO AS-2.1	CS TO AS-2.1		6" Dia Recessed LED Lighting - Weatherproof	6	0%	6	EA	1.000	6.00	$	70.0	$ 70	$ 420	$ 38.75	$ 232.50	$ 109	$ 653	
167	CS TO AS-2.1	CS TO AS-2.1		8' Long LED Linear Lighting Fixture	6	0%	6	EA	1.320	7.92	$	70.0	$ 92	$ 554	$ 266.99	$ 1,601.94	$ 359	$ 2,156	
168	CS TO AS-2.1	CS TO AS-2.1		Bathroom Wall Scone	1	0%	1	EA	2.206	2.21	$	70.0	$ 154	$ 154	$ 103.20	$ 103.20	$ 258	$ 258	
169	CS TO AS-2.1	CS TO AS-2.1		Exterior Wall Light Outlet	3	0%	3	EA	2.000	6.00	$	70.0	$ 140	$ 420	$ 92.86	$ 278.58	$ 233	$ 699	
170	CS TO AS-2.1	CS TO AS-2.1		Wall Sconce Light	3	0%	3	EA	1.100	3.30	$	70.0	$ 77	$ 231	$ 136.00	$ 408.00	$ 213	$ 639	
171	CS TO AS-2.1	CS TO AS-2.1		Ceiling Fan	3	0%	3	EA	2.298	6.89	$	70.0	$ 161	$ 483	$ 149.99	$ 449.97	$ 311	$ 933	
				Wiring and Conduit's															
172	CS TO AS-2.1	CS TO AS-2.1		1/2" Dia EMT Conduit	960	5%	1008	LF	0.036	36.29	$	70.0	$ 3	$ 2,540	$ 0.60	$ 604.80	$ 3	$ 3,145	
173	CS TO AS-2.1	CS TO AS-2.1		2-#14 Wires	1920	5%	2016	LF	0.009	18.14	$	70.0	$ 1	$ 1,270	$ 0.14	$ 282.24	$ 1	$ 1,552	
174	CS TO AS-2.1	CS TO AS-2.1		1-#14G Wire	960	5%	1008	LF	0.009	9.07	$	70.0	$ 1	$ 635	$ 0.14	$ 141.12	$ 1	$ 776	
SUB TOTAL									**Total Lab. Hours:**	**1368.37**	**Total Lab. Cost:**		**Total Lab. Cost:**	**$ 91,872.88**	**Total Mat. Cost:**	**$ 93,935.47**		**$ 185,808**	**$ 185,808**
MATERIAL TAX (6.3%)																	**6.3%**	**5,917.93**	**5,917.93**
OVERHEAD & PROFIT (15 %)																	**15.0%**	**$ 27,871**	**$ 27,871**
BOND FEE (1.5%)																	**1.5%**	**$ 2,802**	**$ 2,802**
TOTAL BASE BID																		**$ 222,400**	**$ 222,400**